

121.A

0002

0301.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

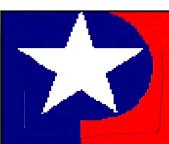
359,500 / 359,500

USE VALUE:

359,500 / 359,500

ASSESSED:

359,500 / 359,500


Patriot
 Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
114		PLEASANT ST, ARLINGTON

OWNERSHIP

Owner 1:	GEDEON FADIA ANTOINE	Unit #:	301
Owner 2:			
Owner 3:			
Street 1:	114 PLEASANT ST #301		
Street 2:			

Twn/City: ARLINGTON

St/Prov: MA	Cntry:	Own Occ: Y
Postal: 02476		Type:

PREVIOUS OWNER

Owner 1:	MAYKIS JORDAN S -
Owner 2:	-
Street 1:	114 PLEASANT ST #301
Twn/City:	ARLINGTON
St/Prov: MA	Cntry:
Postal: 02476	

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1900, having primarily Brick Exterior and 700 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 3 Rooms, and 1 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R6	APTS LOW		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	6035																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	359,500			359,500		129685
							GIS Ref
							GIS Ref
							Insp Date
							10/12/17

PREVIOUS ASSESSMENT								Parcel ID	121.A-0002-0301.0	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	359,500	0	.	.	359,500		Year end	12/23/2021
2021	102	FV	354,500	0	.	.	354,500		Year End Roll	12/10/2020
2020	102	FV	344,300	0	.	.	344,300	344,300	Year End Roll	12/18/2019
2019	102	FV	324,800	0	.	.	324,800	324,800	Year End Roll	1/3/2019
2018	102	FV	268,200	0	.	.	268,200	268,200	Year End Roll	12/20/2017
2017	102	FV	249,300	0	.	.	249,300	249,300	Year End Roll	1/3/2017
2016	102	FV	249,300	0	.	.	249,300	249,300	Year End	1/4/2016
2015	102	FV	206,000	0	.	.	206,000	206,000	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes	PAT ACCT.
MAYKIS JORDAN S	77416-112	2	4/2/2021		380,000	No	No			9431
MASKELL ELEANOR	56389-481		1/31/2011		207,000	No	No			
MASKELL GEORGE	24557-466		5/23/1994			1	No	A		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
7/15/2021		SQ Returned									JO	Jenny O
6/23/2021		SQ Mailed									MM	Mary M
10/12/2017		Measured									DGM	D Mann
5/6/2000											197	PATRIOT

Sign: _____ VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH							
Type: 7	- Condo Garden			Full Bath: 1	Rating: Average			BK: 14109 PG: 238 643-7942, Building Number 1.											
Sty Ht: 1	- 1 Story			A Bath:	Rating:														
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:														
Foundation: 1 - Concrete				A 3QBth:	Rating:														
Frame: 2 - Steel				1/2 Bath: 0	Rating: Average														
Prime Wall: 7 - Brick				A HBth:	Rating:														
Sec Wall: %				OthrFix:	Rating:														
Roof Struct: 4 - Flat				OTHER FEATURES				RESIDENTIAL GRID											
Roof Cover: 11 - Membrane				Kits: 1	Rating: Average			1st Res Grid Desc: Line 1 # Units 1											
Color: BRICK				A Kits:	Rating:			Level FY LR DR D K FR RR BR FB HB L O											
View / Desir: N - NONE				Fpl: 0	Rating: Average			Other											
GENERAL INFORMATION				WSFlue:	Rating:			Upper											
Grade: C - Average								Lvl 2											
Year Blt: 1900		Eff Yr Blt:						Lvl 1											
Alt LUC:		Alt %:						Lower											
Jurisdict:		Fact: .						Totals				RMs: 3	BRs: 1	Baths: 1	HB: 0				
Const Mod:																			
Lump Sum Adj:																			
INTERIOR INFORMATION				CONDO INFORMATION				REMODELING				RES BREAKDOWN							
Avg Ht/FL: STD				Location: F - Front				Exterior:				No Unit RMS BRS FL							
Prim Int Wal 2 - Plaster								Interior:				1 3 1 0							
Sec Int Wall: %								Additions:											
Partition: T - Typical								Kitchen:											
Prim Floors: 4 - Carpet								Baths:											
Sec Floors: %								Plumbing:											
Bsmnt Flr:								Electric:											
Subfloor:								Heating:											
Bsmnt Gar:								General:				Totals							
Electric: 3 - Typical												1	3	1					
Insulation: 2 - Typical																			
Int vs Ext: S																			
Heat Fuel: 1 - Oil																			
Heat Type: 3 - Forced H/W																			
# Heat Sys: 1																			
% Heated: 100	% AC:																		
Solar HW: NO	Central Vac: NO																		
% Com Wal	% Sprinkled																		
MOBILE HOME				Make:				Model:				Serial #:							
												Year:							
												Color:							
SPEC FEATURES/YARD ITEMS												PARCEL ID 121.A-0002-0301.0							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
More: N				Total Yard Items:				Total Special Features:				Total:				IMAGE AssessPro Patriot Properties, Inc			